

Minutes:

Town of Stockton Public Hearing

Comprehensive Plan/Future Land Use Map & Rezoning Ordinance Amendment

Monday, August 14th, 2017

Town Hall, 7252 6th Street, Custer, WI

Time: 6:30 pm

1. Call to Order by Chairman Mike Bronk at 6:30 pm. The Pledge of Allegiance was recited. Supervisor Jeanne Dodge, Supervisor Terry Johnson, Clerk Lauri Novotny and Treasurer Sandra Walters also present. Ms. Judy Shewmake was present as well.
2. Motion (Dodge/Johnson) to approve the agenda for August 14th, 2017. Motion carried 3-0.

Chairman Bronk stated that the items on the agenda are listed just as they were on the Plan Commission Meeting Agenda, in the same order as well.

3. Request: Karl and Judy Shewmake-Owners Paul Leonard - Agent
Address: 6900 Red Fox Trail, Stevens Point, WI 54482
Parcel #034-23-0905-08.04
Current Land Use – Residential
Request: Change current Land Use of Residential to Agriculture L-3
Reason: To have home occupation of commercial stables and riding arenas

Chairman Bronk stated that both he and Supervisor Dodge had attended the Plan Commission Meeting on July 12th, 2017. He reported to the Board that the unapproved minutes of that meeting were included in their meeting packet for tonight. Also included was a copy of Resolution No. R-17-02 which was signed by Plan Commission Chair Cindy Davis and Clerk Lauri Novotny indicating the recommendation of the Plan Commission to amend the Town of Stockton Comprehensive Plan. He indicated that it was his understanding that many, many years ago, the property associated with parcel number 034-23-0905-08.04 was turned in to residential without the previous owner's knowledge. For this reason, an informal agreement with Portage County was made with the current land owners in which the use of a riding arena and other activities was approved. At this time, the current owners are interested in selling the property and would like to ensure that potential buyers are able to continue with the current activity. Ms. Judy Shewmake agreed.

Chairman Bronk indicated that there was sufficient discussion at the Plan Commission Meeting from various neighbors and unless there were additional comments or concerns by audience members, he felt the Board was in a position to act on the recommendation of the Town of Stockton Plan Commission. No additional comments or concerns were brought to the Board by audience members.

Motion (Dodge/Johnson) to accept the recommendation from the Town of Stockton Plan Commission Committee to change the current land use from Residential to Agriculture L3 for parcel number 034-23-0905-08.04. Motion carried 3-0.

4. Karl and Judy Shewmake – Owners Paul Leonard - Agent
Address: 6900 Red Fox Trail, Stevens Point, WI 54482
Parcel #034-23-0905-08.04
Current Zoning – R-1
Request: Change Current Zoning Residential R-1 to Agriculture A-3 zoning
Reason: To have home occupation and commercial stables and riding arenas

Motion (Dodge/Johnson) to accept the recommendation from the Town of Stockton Plan Commission Committee to change the current zoning from Residential (R-1) to Agriculture (A-3) for parcel number 034-23-0905-08.04. Motion carried 3-0.

5. Karl and Judy Shewmake – Owners Paul Leonard - Agent
Address: 6900 Red Fox Trail, Stevens Point, WI 54482
Parcel #034-23-0905-08.04
Request: Special Exception for Home Occupation
Reason: To have home occupation and commercial stables and riding arenas

Supervisor Dodge indicated that she would like to ensure that the County is aware of the topics discussed during the Plan Commission Meeting which included items listed in item #3 of the attached unapproved Plan Commission Minutes. Supervisor Dodge specifically stated the concerns of bleachers, camping as well as another concern she had of restricting the hours of operation. She felt that restricting the hours from dusk to dawn and not allowing outdoor lighting to be installed would help to deter that type of night time activity.

Motion (Dodge/Johnson) to accept the recommendation from the Town of Stockton Plan Commission to allow the Special Exception for home occupation to the owners of parcel number 034-23-0905-08.04 with the conditions that the activities be restricted from dawn until dusk with no outdoor lighting being allowed as well as the restriction that prohibits camping and the installation of bleachers. Motion carried 3-0.

Chairman Bronk informed Ms. Judy Shewmake that the Portage County Board of Adjustment is the next step after the Town Board as County Level approvals are also needed. Clerk Novotny will forward all necessary documentation to Portage County Planning & Zoning.

Board Members signed Ordinance No. O-17-02 “An Ordinance to Amend the Town of Stockton Comprehensive Plan”.

6. Motion to adjourn (Bronk/Johnson) at 6:40 pm. Motion carried 3-0.

Respectfully Submitted by:
Lauri Novotny, Town of Stockton Municipal Clerk

Approved: August 28th, 2017
Posted to file: August 29th, 2017